

Courtesy Of Keith B Madsen Of MaxWell Progressive

## \$219,900 - 434 504 Albany Way, Edmonton

MLS® #E4425938

**\$219,900**

2 Bedroom, 2.00 Bathroom, 823 sqft

Condo / Townhouse on 0.00 Acres

Albany, Edmonton, AB

TOP FLOOR SOUTH FACING 2 BED 2 BATH UNIT WITH 2 TITLED PARKING SPOTS (one underground one above ground) This unit is sure to please with its open concept design, loads of natural light and desirable layout with both bedrooms separate by the living space!. The kitchen features modern finishes with an island that seamlessly overlooks the spacious living room and coffee bar. The large primary bedroom is complete with walk-in closet and 4pc ensuite. The second bedroom is also a good size with another 4pc bathroom just around the corner for convenience. Other great features are the in-suite laundry and massive south facing balcony with CITY VIEWS!. The location features lots of amenities near by including shopping, restaurants, public transit and quick access to the Anthony Henday makes commuting a breeze! Don't miss out on this great unit!

Built in 2013

### Essential Information

MLS® #	E4425938
Price	\$219,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	823



Acres	0.00
Year Built	2013
Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	434 504 Albany Way
Area	Edmonton
Subdivision	Albany
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6V 0L2

### **Amenities**

Amenities	Deck, Parking-Visitor, Storage-In-Suite
Parking	Stall, Underground

### **Interior**

Interior Features	ensuite bathroom
Appliances	Dishwasher-Built-In, Microwave Hood Fan, Refrigerator, Stacked Washer/Dryer, Stove-Electric
Heating	Baseboard, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stone, Vinyl
Exterior Features	Public Transportation, Schools, Shopping Nearby, View City
Roof	Asphalt Shingles
Construction	Wood, Stone, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	March 14th, 2025
-------------	------------------

Days on Market	25
Zoning	Zone 27
Condo Fee	\$439

DATA IS DEEMED RELIABLE BUT IS NOT GUARANTEED ACCURATE BY THE REALTORS® ASSOCIATION OF EDMONTON. COPYRIGHT 2025 BY THE REALTORS® ASSOCIATION OF EDMONTON. ALL RIGHTS RESERVED. Trademarks are owned or controlled by the Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA (REALTOR®, REALTORS®) and/or the quality of services they provide (MLS®, Multiple Listing Service®)

Listing information last updated on April 8th, 2025 at 3:47am MDT